

QUITCLAIM DEED

\$161,000 TMC

STATE OF ALABAMA
JEFFERSON COUNTY



20060724000356700 1/1 \$172.00
Shelby Cnty Judge of Probate,AL
07/24/2006 03:44:15PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Ten Dollars and No/100 (\$10.00) and other valuable considerations to the undersigned GRANTOR(S), TINA M. RICHARD NKA TINA M. COOLEY, AN UNMARRIED WOMAN , (hereinafter referred to as GRANTOR(S), in hand paid by the GRANTEE(S), MATTHEW J. RICHARD, hereinafter referred to as GRANTEE(S), the receipt of which is hereby acknowledged, the said GRANTOR does by these presents RELEASES, REMISES, QUITCLAIMS, SELLS and CONVEYS unto the GRANTEE(S), all right, title, interest and claim in or to the following described real estate, situated in County of Shelby, State of Alabama, to-wit:



LOT 60, ACCORDING TO THE SURVEY OF ST. CHARLES PLACE, PHASE TWO, SECTOR FIVE, AS RECORDED IN MAP BOOK 20, PAGE 143, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

THIS DEED PREPARED AT THE REQUEST OF THE GRANTOR. NO TITLE SEARCH WAS PERFORMED, THEREFORE WE MAKE NO REPRESENTATIONS AS TO THE MARKETABILITY OF TITLE.

TO HAVE AND TO HOLD, to the said GRANTEES forever.

GIVEN under my hand and seal this the 24th day of July, 2006.

WITNESS:


TINA M. RICHARD NKA

TINA M. COOLEY

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said county and state hereby certify that TINA M. RICHARD NKA TINA M. COOLEY, whose name is/are signed to the foregoing instrument, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he/she/they, executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this the 24th day of July, 2006.

My Comm. Exp.:


NOTARY PUBLIC

THIS INSTRUMENT PREPARED BY:
MOSELEY & ASSOCIATES, P.C.
3800 COLONNADE PARKWAY, SUITE 630
BIRMINGHAM, ALABAMA 35243

DAVID S. SNODDY
MY COMMISSION EXPIRES 6/18/10

Shelby County, AL 07/24/2006
State of Alabama
Deed Tax: \$161.00